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OSCAR B. GOODMAN

CITY COUNCIL  
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LYNETTE B. McDONALD  
LAWRENCE WEEKLY  
MICHAEL MACK

ACTING CITY MANAGER  
DOUGLAS A. SELBY

August 9, 2002

Nevada Commerce Bank  
3200 Valley View Boulevard  
Las Vegas, Nevada 89102

RE: U-0023-95(2) - REQUIRED TWO YEAR REVIEW  
CITY COUNCIL MEETING OF AUGUST 7, 2002

Dear Applicant:

The City Council at a regular meeting held August 7, 2002 APPROVED the Required Two Year Review of an approved Special Use Permit (U-0023-95) WHICH ALLOWED A 40 FOOT HIGH, 14 FOOT X 48 FOOT OFF-PREMISE ADVERTISING (BILLBOARD) SIGN at 3200 South Valley View Boulevard (APN: 162-08-410-018), C-1 (Limited Commercial) Zone. The Notice of Final Action was filed with the Las Vegas City Clerk on August 8, 2002. This approval is subject to:

Planning and Development

1. The Special Use Permit shall be reviewed in two years at which time the City Council may require the off-premise sign to be removed. The applicant shall be responsible for notification costs of the review. Failure to pay the City for these costs may result in a requirement that the off-premise advertising (billboard) sign is removed.
2. If the existing off-premise advertising sign structure is removed, this Special Use Permit shall be expunged and a new off-premise advertising sign structure shall not be erected in the same location unless: (1) a new Special Use Permit is approved for the new structure by the City Council, or (2) the location is in compliance with all applicable standards of Title 19A including, but not limited to, distance separation requirements, or (3) a Variance to the applicable standards of Title 19A has been approved for the new structure by the City Council.
3. The off-premise advertising (billboard) sign and its supporting structure shall be properly maintained and kept free of graffiti at all times. Failure to perform the required maintenance may result in fines and/or removal of the off-premise advertising (billboard) sign.

CITY OF LAS VEGAS  
400 STEWART AVENUE  
LAS VEGAS, NEVADA 89101

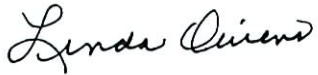
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**RQR-17661**

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4. All City Code requirements and design standards of all City Departments shall be satisfied.

Sincerely,



LINDA OWENS  
DEPUTY CITY CLERK II for  
BARBARA JO RONEMUS, CITY CLERK

cc: Planning and Development Dept.  
Development Coordination-DPW  
Dept. Of Fire Services

Ms. Debbie Torres  
Clear Channel Outdoor  
1211 West Bonanza Road  
Las Vegas, Nevada 89106

Ms. Misty Baier  
Clear Channel Outdoor  
1211 West Bonanza Road  
Las Vegas, Nevada 89106

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